



Pursuant to the advertisement, posting of property, and public hearing on the petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 3rd day of August, 1981, that the herein Petition for Variance(s) to permit a side yard setback of ten feet in lieu of the required fifty feet, for the expressed purpose of constructing a dwelling, in accordance with the site plan filed herein, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the approval of the aforementioned site plan by the Department of Public Works and the Office of Planning and Zoning.

Zoning Commissioner of  
Baltimore County

ORDER RECEIVED FOR FILING

DATE

BY

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

Mr. William Hammond  
Zoning Commissioner  
TO: \_\_\_\_\_ Date: May 27, 1981  
FROM: Michael S. Flanigan, Engineer Associate II  
SUBJECT: Zoning Comments

Relative to ZAC meeting of April 21, 1981, the Department of Traffic Engineering has no comments on items 190, 191, 193 and 194.

Michael S. Flanigan  
Engineer Associate II

MSF/bza



BALTIMORE COUNTY  
DEPARTMENT OF HEALTH  
TOWSON, MARYLAND 21204

DONALD J. POOP, M.D., M.P.H.  
DEPUTY STATE & COUNTY HEALTH OFFICER

May 20, 1981

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #194, Zoning Advisory Committee Meeting of April 21, 1981, are as follows:

Property Owner: William & Katherine Kidd, Jr.  
Location: S/S Glen Highland Ct. 450' E. of centerline of Highland Ridge Drive  
Existing Zoning: R C 4  
Proposed Zoning: Variance to permit a 10' sideyard setback in lieu of the required 50' and a front setback of 30' in lieu of the required 50'. (Dwelling) 1.772 Acres: 1.772 District: 10th

The proposed dwelling will be served by an existing well and proposed sewage disposal system.

Any part of the proposed dwelling must be located a minimum distance of 40' from the well.

The results of the soil percolation tests conducted on the property in 1974 are no longer valid; consequently additional soil percolation tests must be conducted prior to application for a building permit. The existing well was drilled February 1976 and the method used in test pumping the well to determine yield at that time does not conform with present testing methods. Therefore, prior to approval of a building permit, the well must be test pumped to ascertain yield, using the current acceptable test pumping methods. The well must yield a minimum recovery rate of 1 gal/min. for a 6 hour duration to be acceptable.

Prior to occupancy of the dwelling, a bacteriological water sample must be collected to verify potability of the water supply.

Very truly yours,

Ian J. Forrest, Director  
BUREAU OF ENVIRONMENTAL SERVICES

IJF/als



BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204  
825-7300

PAUL H. REINCKE  
CHIEF

June 1, 1981

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

RE: Property Owner: William & Katherine Kidd, Jr.

Location: S/S Glen Highland Ct. 450' E. of centerline of Highland Ridge Drive

Item No.: 194

Zoning Agenda: Meeting of April 21, 1981

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- ( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals of \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- ( ) 2. A second means of vehicle access is required for the site.
- (X) 3. The vehicle dead end condition shown at Lot # 56 \_\_\_\_\_ 300 feet EXCEEDS the maximum allowed by the Fire Department.
- ( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- (X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.
- ( ) 6. Site plans are approved, as drawn.
- ( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWED: \_\_\_\_\_ Noted and Approved: \_\_\_\_\_  
Planning Group Special Inspection Division Fire Prevention Bureau

/mb

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

TO: Nick Commodari  
Charles E. (Ted) Burnham  
FROM: Zoning Advisory Committee  
SUBJECT: Meeting of April 21, 1981

Date: May 15, 1981

ITEM NO. 190 Standard Comment  
ITEM NO. 191 See Comments  
ITEM NO. 192 See Comments  
ITEM NO. 193 Standard Comments  
ITEM NO. 194 Standard Comments

Charles E. (Ted) Burnham  
Plans Review Chief

CEB:rrj

# BALTIMORE COUNTY PUBLIC SCHOOLS

Robert V. Dubel, Superintendent

Towson, Maryland - 21204

Date: April 14, 1981

Mr. William E. Hammond  
Zoning Commissioner  
Baltimore County Office Building  
1111 West Chesapeake Avenue  
Towson, Maryland 21204

Z.A.C. Meeting of: April 21, 1981

RE: Item No.: 190, 191, 192, 193, 194  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Mr. Nick Petrovich, Assistant  
Department of Planning

KNP/bp

August 3, 1981

Mr. & Mrs. William Kidd, Jr.  
10506 Longbranch Road  
Cockeysville, Maryland 21030

RE: Petition for Variance  
S/S of Glen Highland Court, 450' E  
of Highland Ridge Drive - 10th  
Election District  
William Kidd, Jr., et ux -  
Petitioners  
NO. 82-1-A (Item No. 194)

Dear Mr. & Mrs. Kidd:

I have this date passed my Order in the above referenced matter in accordance with the attached.

Very truly yours,

WILLIAM E. HAMMOND  
Zoning Commissioner

WEH/srl

Attachments

cc: Mr. Jay Brown  
The Architectural Foundation  
5803 Dale Road  
Baltimore, Maryland 21209

John W. Hession, III, Esquire  
People's Counsel

Mr. Jay Brown  
The Architectural Foundation  
5803 Dale Road  
Baltimore, Maryland 21209

June 10, 1981

## NOTICE OF HEARING

RE: Petition for Variance  
S/S of Glen Highland Ct., 450' E of Highland Ridge Dr.  
William Kidd, Jr., et ux - Petitioners  
Case #82-1-A

TIME: 9:30 A.M.

DATE: Tuesday, July 7, 1981

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,  
TOWSON, MARYLAND

ZONING COMMISSIONER OF  
BALTIMORE COUNTY

/klr





BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

Mr. Jay Brown  
The Architectural Foundation  
5803 Dale Road  
Baltimore, Maryland 21209

RE: Petition for Zoning Variance  
S/a Glen Highland Ct., 450' E of Highland Ridge Dr.  
William Kidd, Jr., et ux - Petitioners  
Case #82-1-A

Dear Mr. Brown:

This is to advise you that \$46.25 is due for advertising and posting of the above property.

Please make check payable to Baltimore County, Maryland, and remit to Karen Riegel, Room 113, County Office Building, Towson, Maryland 21204 before the hearing.

Very truly yours,

WILLIAM E. HAMMOND  
Zoning Commissioner

WEH:klr

#### PROPERTY DESCRIPTION

Beginning at a point on the South side of Glen Highland Ct. approximately 450' East of the center line of Highland Ridge Drive, and known as lot 96, amended Plat 3 of the "Highlands of Hunt Valley" and recorded under the last record of Baltimore County in Plat Book 22 Folio 71.

#### PETITION FOR VARIANCE

10th DISTRICT

ZONING: Petition for Variance  
LOCATION: South side of Glen Highland Court, 450 ft. East of Highland Ridge Drive  
DATE & TIME: Tuesday, July 7, 1981 at 9:30 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a 10' side yard setback instead of the required 50'

The Zoning Regulation to be excepted as follows:

Section 1A03.4B.4 (1A00.3B.3 & 103.3) - Minimum side yard setback in a R.C.4 (R.D.P.) zone.

All that parcel of land in the Tenth District of Baltimore County.

Being the property of William Kidd, Jr., et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Tuesday, July 7, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY



Caledon Development Corporation  
608 Bosley Avenue, Towson, Maryland 21204 (301) 296-2430

July 6, 1981

Mr. William Kidd, Jr.

Re: Variance Case #82-1A

Dear Mr. Kidd:

In reference to the above, Hunt Valley Associates hereby states its approval and will cooperate in any manner it can.

Sincerely,

HUNT VALLEY ASSOCIATES

BY: David H. Devilliers, Jr., Executive Vice-Pres.  
Caledon Development Corp., general partner

DHdV/dih

RECEIVED  
EXHIBIT 1

#### PETITION FOR VARIANCE

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All that parcel of land in the Tenth District of Baltimore County.

Mr. William E. Hammond  
Zoning Commissioner  
Room 109, County Office Building  
Towson, Maryland 21204

RE: Case No. 82-1-A  
Building Permit Application  
No. 38670  
Election District #10

Dear Mr. Hammond:

We, the undersigned, being the owner of the above mentioned property and the applicant for the above referenced building permit, do hereby acknowledge that we are fully aware of your Order being subject to a thirty (30) day appeal period, but wish to go ahead with the construction of improvements on the property prior to the expiration of said appeal period.

We hereby relieve our builder, Baltimore County Maryland and you from any liability or responsibility in this matter and agree to assume any and all financial responsibility for any consequences which might arise during the appeal period if an appeal is filed after construction has begun.

Very truly yours,

William E. Kidd, Jr.  
Katherine Kidd

Being the property of William Kidd, Jr., et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Tuesday, July 7, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

#### CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 10th Date of Posting: June 19, 1981  
Posted for: VARIANCE  
Petitioner: William Kidd, Jr., et ux  
Location of property: S/a GLEN HIGHLAND CT. 450' E.A.E.  
HIGHLAND RIDGE DRIVE  
Location of Signs: SOUTH SIDE OF GLEN HIGHLAND CT. APPROX.  
450' EAST OF HIGHLAND RIDGE DRIVE  
Remarks:  
Posted by: [Signature] Date of return: June 26, 1981  
Number of Signs: 1

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING  
County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 9 day of April, 1987.

Filing Fee \$ 25.00 Received: [Signature] Check

Cash

Other

Petitioner: William Kidd, Jr., et ux Submitted by: [Signature]

Petitioner's Attorney: [Signature] Reviewed by: [Signature]

\*This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

#### PETITION MAPPING PROGRESS SHEET

FUNCTION	Well Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: [Signature]	Revised Plans: Change in outline or description Yes No									
Previous case: [Signature]	Map # [Signature]									

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE & REVENUE MISCELLANEOUS CASH RECEIPT	DATE: 7/7/81	AMOUNT: 01.662	No. 096974
RECEIVED William E. Kidd For: Building & Advertising of Case #82-1A	DATE: June 9, 1981	AMOUNT: 225.00	No. 096913
BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE & REVENUE MISCELLANEOUS CASH RECEIPT	DATE: June 9, 1981	AMOUNT: 225.00	No. 096913
RECEIVED The Architectural Foundation, Inc. For: Filing Fee for Case #82-1	DATE: June 9, 1981	AMOUNT: 25.00	No. 096913

# PETITION FOR VARIANCE 10th DISTRICT

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LOCATION: South side of Glen  
Highland Court, 450 ft. East of  
Highland Ridge Drive  
DATE & TIME: Tuesday, July 7,  
1981 at 9:30 A.M.  
PUBLIC HEARING: Room 106,  
County Office Building, 111 W.  
Chesapeake Avenue, Towson,  
Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the following:  
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The Zoning Regulation to be excepted as follows:  
Section 1A03.4B.4 (1A03.3B.3 & 103.3) - Minimum side yard setback in a R.C.4 (R.D.P.) zone.

All that parcel of land in the Tenth District of Baltimore County, Beginning at a point on the South side of Glen Highland Ct. approximately 450' East of the center line of Highland Ridge Drive and known as lot 56, amended Plat 3 of the "Highlands of Hunt Valley" and recorded among the land records of Baltimore County in Plat Book 39 Folio 78.

Being the property of William Kidd, Jr., et ux, as shown on plat plan filed with the Zoning Department.  
Hearing Date: Tuesday, July 7, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.  
By Order of:  
WILLIAM E. HAMMOND,  
Zoning Commissioner  
of Baltimore County  
June 18.

## DUPLICATE CERTIFICATE OF PUBLICATION

TOWSON, MD., June 18, 1981

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each ~~one-time~~ successive weeks before the 7th day of July, 1981, the first publication appearing on the 18th day of June 1981.

THE JEFFERSONIAN,  
L. Frank Simpson  
Manager.

Cost of Advertisement, \$ 19.75

### PETITION FOR VARIANCE

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BY ORDER OF:  
William E. Hammond  
Zoning Commissioner  
of Baltimore County

## The Essex Times

Essex, Md., June 18, 1981

This is to Certify, That the annexed

was inserted in The Essex Times, a newspaper printed and published in Baltimore County, once in each of ~~one~~ successive weeks before the 18th day of June, 1981.  
Publisher.

\$ 22.00

